



Paradise Town Advisory Board

Paradise Community Center

4775 McLeod Drive

Las Vegas, NV. 89121

August 30, 2016

7:00 p.m.

AGENDA

NOTE:

- Items on the agenda may be taken out of order.
- The Board/Council may combine two or more agenda items for consideration.
- The Board/Council may remove an item from the agenda or delay discussion relating to an item at any time.
- No action may be taken on any matter not listed on the posted agenda.
- All planning and zoning matters heard at this meeting are forwarded to Board of County Commissioners Zoning Commission (BCC) or Clark County Planning Commission (PC) for final action.
- Please turn off or mute all cell phones and other electronic devices.
- Please take all private conversations outside the room.
- With forty-eight (48) hour advance request, a sign language interpreter, or other reasonable efforts to assist and accommodate persons with physical disabilities, may be made available by calling 702-455-3530 or TDD 702-385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.
- Supporting material provided to Board/Council members for this meeting may be requested from Maureen Helmt at 702-606-0747 and is/will be available at the County's website at www.clarkcountynv.gov.

Board Members:

John S. Williams – Chair
Robert Orgill- Vice Chair
Susan Philipp

Bart Donovan
Roger Smith

Secretary:

Maureen Helm, 702-606-0747, mhelmtab@gmail.com

County Liaison:

Blanca Vazquez, 702-455-8531, bva@clarkcountynv.gov

- I. Call to Order, Invocation, Pledge of Allegiance, Roll Call
- II. Public Comment - This is a period devoted to comments by the general public about items on this agenda. No discussion, action, or vote may be taken on this agenda item. You will be afforded the opportunity to speak on individual Public Hearing Items at the time they are presented. If you wish to speak to the Board/Council about items within its jurisdiction but not appearing on this agenda, you must wait until the "Comments by the General Public" period listed at the end of this agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, if applicable, clearly state your name and address and please **spell** your last name for the record. If any member of the Board/Council wishes to extend the length of a presentation, this will be done by the Chair or the Board/Council by majority vote.
- III. Approval of August 9, 2016 Minutes (For possible action)
- IV. Approval of Agenda for August 30, 2016 and Hold, Combine or Delete Any Items (For possible action)

BOARD OF COUNTY COMMISSIONERS
STEVEN SISOLAK, CHAIR- LARRY BROWN, Vice- Chair
SUSAN BRAGER- CHRIS GIUNCHIGLIANI- MARILYN KIRKPATRICK- MARY BETH SCOW- LAWRENCE WEEKLY
DON BURNETTE, County Manager

V. Informational Items

1. Announcement of upcoming neighborhood meetings and County or community meetings and events.
(For discussion)

VI. Planning & Zoning

1. **UC-0436-16 – VALLEY VIEW INDUSTRIAL INVESTORS, LLC:**
USE PERMITS for the following: **1)** office as a principal use; **2)** personal services; **3)** postal services; **4)** retail as a principal use; and **5)** restaurants.
DESIGN REVIEW for a site layout including parallel parking in conjunction with an existing office/warehouse complex on 10.8 acres in an M-1 (Light Manufacturing) Zone in the MUD-1 Design Overlay District. Generally located on the northwest corner of Viking Road and Valley View Boulevard within Paradise. SB/mk/ml (For possible action) **PC 9/6/16**
2. **UC-0484-16 – HOME DEPOT USA, INC.:**
USE PERMIT to allow outside display of a proposed vehicle (truck) rental use to be visible from a public street (Pecos Road) and residential developments in conjunction with an existing home improvement center (Home Depot) on 11.0 acres in a C-2 (General Commercial) Zone and a C-2 (General Commercial) (AE-60) Zone. Generally located on the west side of Pecos Road and the north side of Patrick Lane within Paradise. MBS/gc/mcb (For possible action) **PC 9/6/16**
3. **UC-0234-14 (AR-0076-16) - RAM K CORPORATION:**
USE PERMITS FIRST APPLICATION TO REVIEW to allow the following: **1)** restaurant; **2)** on-premises consumption of alcohol (bar); **3)** retail sales (hookah lounge); and **4)** banquet facility.
WAIVER OF DEVELOPMENT STANDARDS for reduced parking in an existing office/retail building on 0.9 acres in an M-D (Designed Manufacturing) (AE-65) (AE-70) Zone. Generally located on the south side of Sunset Road and the east side of Escondido Street within Paradise. MBS/jvm/raj (For possible action) **PC 9/20/16**
4. **WC-0009-15 (AR-0077-16) – RAM K CORPORATION:**
WAIVERS OF CONDITIONS FIRST APPLICATION FOR REVIEW to allow the following: **1)** Hours of operation to be Monday through Saturday, 6:00 a.m. to 5:00 p.m. for Kabob Restaurant, warehouse on first floor, and restaurant on second floor; 5:00 p.m. to 10:00 p.m. for Kabob Restaurant on first floor, and restaurant and banquet hall on second floor, 10:00 p.m. to 3:00 a.m. for restaurant hookah lounge, and banquet hall on second floor; and **2)** Hours of operation on Sunday, 6:00 a.m. to 10:00 p.m. for restaurant on first floor and restaurant on second floor, 10:00 p.m. to 3:00 a.m. for restaurant, banquet hall, and hookah lounge on second floor in an existing office/retail building on 0.9 acres in an M-D (Designed Manufacturing) (AE-65) (AE-70) Zone. Generally located on the south side of Sunset Road and the east side of Escondido Street within Paradise. MBS/jvm/raj (For possible action) **PC 9/20/16**
5. **DR-0527-16 – BELTWAY MARKETPLACE, LLC:**
DESIGN REVIEW for additions and remodel of an existing retail building within an existing shopping center on a portion of 6.7 acres in a C-1 (Local Business) Zone. Generally located on northwest corner of Serene Avenue and Euclid Street within Paradise. MBS/al/mcb (For possible action) **PC 9/20/16**

6. **DR-0539-16 – COUNTY OF CLARK (AVIATION):**
DESIGN REVIEW for proposed aircraft hangars in conjunction with McCarran International Airport on a 3.7 acre portion of a 66.1 acre parcel in a P-F (Public Facility) (AE-70) Zone. Generally located 2,250 feet east of Haven Street and 490 feet south of Reno Avenue (alignment) within Paradise. MBS/al/mcb (For possible action) **PC 9/20/16**
7. **TM-0116-16 – LAWRENCE WAREHOUSE CO., INC., ET AL:**
TENTATIVE MAP for an industrial subdivision on 4.8 acres in an M-1 (Light Manufacturing) Zone. Generally located on the west side of Valley View Boulevard and the south side of Tompkins Avenue (alignment) within Paradise. SS/dg/ml (For possible action) **PC 9/20/16**
8. **UC-0510-16 – CAMERON/BELL IV, LLC, ET AL:**
USE PERMIT for an existing nightclub (Charlie's).
WAIVER OF DEVELOPMENT STANDARDS to reduce parking in conjunction with an existing office/warehouse building on 2.1 acres in an M-1 (Light Manufacturing) Zone. Generally located on the southeast corner of Arville Street and Bell Drive within Paradise. SS/gc/mcb (For possible action) **PC 9/20/16**
9. **UC-0515-16 – MACKOVSKI, ALEXANDER R. & PHILLIP R:**
USE PERMITS for the following: 1) a health club; 2) minor training facility; and 3) personal services (skin care/beauty parlor/day spa) within an existing office complex on 2.1 acres in a C-P (Office & Professional) Zone. Generally located on the southwest corner of Windmill Lane and Rodeo Drive within Paradise. SS/al/mcb (For possible action) **PC 6/20/16**
10. **UC - 0519-16 – COLLEGE TOWN PLAZA I & II, LLC:**
USE PERMIT for a hookah lounge within an existing shopping center on 0.7 acres in a C-2 (General Commercial) Zone in an MUD-2 Overlay District. Generally located on the south side of Dorothy Avenue, 200 feet east of Maryland Parkway within Paradise. MBS/al/mcb (For possible action) **PC 9/20/16**
11. **UC-0522-16 – NOVAL LP:**
USE PERMITS for the following: 1) reduce separation from a proposed supper club and outside dining/drinking area to a residential use; and 2) eliminate the pedestrian access around the outside dining/drinking area.
DESIGN REVIEW for a proposed outside dining/drinking area in conjunction with a supper club within an existing shopping center on a portion of 7.1 acres in a C-2 (General Commercial) Zone with a portion in the Russell Road Transition Corridor Overlay District. Generally located on the south side of Russell Road and 770 feet west of Pecos Road within Paradise. MBS/mk/mcb (For possible action) **PC 9/20/16**
12. **UC-0535-16 – WILLY BUG & BUBBY LLC:**
USE PERMIT for a proposed photographic studio in conjunction with an existing commercial building located in a commercial/industrial complex (Park 2000) on 1.1 acres in an M-1 (Light Manufacturing) Zone. Generally located approximately 200 feet north of Sunset Road and approximately 800 feet east of Eastern Avenue within Paradise. MBS/mk/mcb (For possible action) **PC 9/20/16**
13. **UC-0541-16 – F C INCOME PROPERTIES, LLC:**
USE PERMIT for a hookah lounge in conjunction with an existing restaurant located within a retail center on 4.0 acres in a C-2 (General Commercial) (AE-60) (AE-65) Zone in the MUD-2 Overlay District. Generally located on the northwest corner of Flamingo Road and Swenson Street within Paradise. CG/al/mcb (For possible action) **PC 9/20/16**

14. **UC-0566-16 – PINKS PLACE, LLC:**
USE PERMIT for office as a principal use.
WAIVER OF DEVELOPMENT STANDARDS to reduce parking on 0.9 acres in a M-1 (Light Manufacturing) Zone in the MUD-1 Overlay and Adult Use Overlay Districts. Generally located on the northeast corner of Polaris Avenue and Pinks Place within Paradise. SB/jvm/mcb (For possible action)
PC 9/20/16
15. **WS-0545-16 – UNIVERSITY BOARD OF REGENTS:**
WAIVER OF DEVELOPMENT STANDARDS to allow alternative off-site improvements for (curb return radius) for an approved multiple family development (student housing) in conjunction with the University of Nevada, Las Vegas on 7.3 acres in a P-F (Public Facility) (AE-60) Zone. Generally located on the west side of Maryland Parkway and the north side of Cottage Grove Avenue within Paradise. (CG/lm/raj (For possible action)
PC 9/20/16
16. **UC-0524-16 – WYNN LAS VEGAS, LLC:**
USE PERMIT for deviations as shown per plans on file.
DEVIATIONS for the following: **1)** reduce setbacks; and **2)** all other deviations as depicted per plans on file.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce setbacks; **2)** non-standard improvements within the future right-of-way (Las Vegas Boulevard South).
DESIGN REVIEWS for the following: **1)** modifications to an approved comprehensive sign package; **2)** increase the number of animated signs; and **3)** increase animated sign area in conjunction with an existing resort hotel (Wynn/Encore) on 74.3 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the east side of Las Vegas Boulevard South and the north side of Sands Avenue within Paradise and Winchester. CG/dg/mcb (For possible action)
BCC 9/21/16
17. **WS-0534-16 – BRANDY, ROBERT M.:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increased wall sign area; **2)** increased logo sign area; and **3)** allow a painted wall sign where not permitted in conjunction with an approved medical marijuana establishment (dispensary, cultivation, and production).
DESIGN REVIEWS for the following: **1)** exterior remodel of an existing office/warehouse building; and **2)** signs in conjunction with an approved medical marijuana establishment (dispensary, cultivation, and production) in an existing office/warehouse building on 4.8 acres in an M-D (Designed Manufacturing) Zone in the MUD-3 Overlay District. Generally located on the southwest side of Boulder Highway, 775 feet northwest of Twain Avenue within Paradise. CG/pb/mcb (For possible action)
BCC 9/21/16
18. **ZC-0560-16 – EHSAN2, LLC:**
ZONE CHANGE to reclassify 0.2 acres from CRT (Commercial Residential Transition) Zone to C-P (Office & Professional) Zone.
USE PERMIT to allow a veterinary clinic and service.
DESIGN REVIEW for an existing building and all existing on-site improvements for a proposed veterinary clinic and service. Generally located on the south side of Camero Avenue and the west side of Eastern Avenue within Paradise (description on file). SS/dg/mcb (For possible action)
BCC 9/21/16

VII. General Business

- VIII. Comments by the General Public - A period devoted to comments by the general public about matters relevant to the Board's/Council's jurisdiction will be held. No vote may be taken on a matter not listed on the posted agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, if applicable, clearly state your name and address and please spell your last name for the record. If any member of the Board/Council wishes to extend the length of a presentation, this will be done by the Chair or the Board/Council by majority vote.

IX. Next Meeting Date: September 13, 2016

X. Adjournment

POSTING LOCATIONS: This meeting was legally noticed and posted at the following locations:

Paradise Community Center-4775 McLeod Dr.

Clark County Library-1401 E. Flamingo Rd.

Sunset Park-2601 E. Sunset Rd..

Fire Station 38-1755 Silver Hawk Ave.

<https://notice.nv.gov/>

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